


2/15/11 9:02:22 <sup>52</sup>  
DK W BK 652 PG 92  
DESOTO COUNTY, MS  
W.E. DAVIS, CH CLERK

Prepared by:  
Morris & Associates  
2309 Oliver Road  
Monroe, LA 71201  
Phone: 318-330-9020  
Emily Kaye Courteau Bar# 10057

Return to:   
First National Title, LLC  
6880 Cobblestone Blvd, Suite 2  
Southaven, MS 38672  
(662) 892-6636  
File # 12955

Return to:  
Morris & Associates  
2309 Oliver Road  
Monroe, LA 71201  
Phone: 318-330-9020

STATE OF MISSISSIPPI  
COUNTY OF DESOTO

SPECIAL WARRANTY DEED

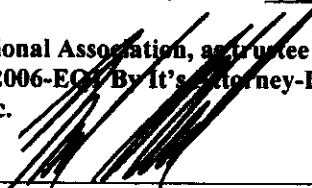
FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00), and other good and valuable consideration, the undersigned, grantor (s) **US Bank National Association, as trustee for the Structured Asset Securities Corporation Mortgage Pass-through Certificates, 2006-EQ1**, do hereby convey, and warrant specially unto grantee (s) **James Ross Seay Sr. and Rita B. Ray as joint tenants with the rights of survivorship and not as tenants in common**, the following described property situated in DeSoto County, Mississippi, to-wit;

SEE ATTACHMENT EXHIBIT "A"  
INDEXING INSTRUCTIONS: Lots 116 and 117, Sec A, Buena Vista Lakes S/D, Sec 13, T-4-S, R-8-W, Plat Book 4, Pages 34-37, Desoto Co., MS

City, County, and State ad valorem taxes for the year 2010 are to be pro-rated as of the date of delivery of this deed. The above warranty and this conveyance are made subject to any and all valid and outstanding oil, gas, and mineral leases, exceptions, reservations and conveyances. The above warranty and this conveyance is made subject to any and all easements for public utilities as presently laid out, constructed or in use.

WITNESS MY SIGNATURE, this the 23 day of December, 2010.

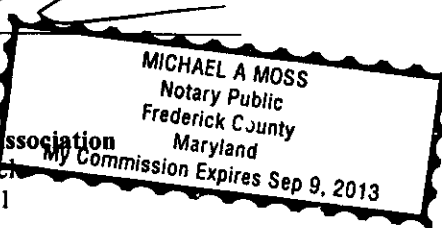
US Bank National Association, as trustee for the Structured Asset Securities Corporation Mortgage Pass-through Certificates, 2006-EQ1, By It's Attorney-In-Fact Wells Fargo Bank, N.A. successor by merger to Wells Fargo Home Mortgage, Inc.

BY (Typed Name):   
Title: Erick Wank  
VP Loan Documentation

STATE OF Maryland  
COUNTY OF Frederick

PERSONALLY CAME AND APPEARED BEFORE ME, the undersigned authority in and for the aforesaid jurisdiction, on this, the 23 day of December, 2010, within my jurisdiction, the within name Erick Wank who acknowledge that he/she is VP Loan Documentation of Wells Fargo Bank, N.A. successor by merger to Wells Fargo Home Mortgage, Inc. a corporation which is the Attorney in Fact for US Bank National Association, as trustee for the Structured Asset Securities Corporation Mortgage Pass-through Certificates, 2006-EQ1, a corporation, and that for and on behalf of the said Wells Fargo Bank, N.A. successor by merger to Wells Fargo Home Mortgage, Inc. in its representative capacity as Attorney in Fact for US Bank National Association, as trustee for the Structured Asset Securities Corporation Mortgage Pass-through Certificates, 2006-EQ1, that he/she executed the above and foregoing instrument, after first having been duly authorized so to do.

NOTARY  
GRANTOR:  
US Bank National Association  
8480 Stagecoach Circle  
Frederick, MD 21701  
800-662-3806  
R10-1290/ejr

  
MICHAEL A MOSS  
Notary Public  
Frederick County  
Maryland  
My Commission Expires Sep 9, 2013

SEP 9, 2013  
MY COMMISSION EXPIRES (SEAL)  
GRANTEE:  
James Ross Seay Sr. and Rita B. Ray  
615 West Commerce St  
Hernando, MS 38632  
662-429-9886

## **EXHIBIT "A"**

**LEGAL DESCRIPTION:** Lots 116 & 117, Section "A", Buena Vista Lakes Subdivision, located in Section 13, Township 4 South, Range 8 West, Desoto County, Mississippi, as recorded in Plat Book 4, Pages 34-37 in the office of the Chancery Clerk of Desoto County, Mississippi.

**INDEXING INSTRUCTIONS:** Lots 116 and 117, Sec A, Buena Vista Lakes S/D, Sec 13, T-4-S, R-8-W, Plat Book 4, Pages 34-37, Desoto Co., MS

EXHIBIT B

112-1568-347

20077728

WHEN RECORDED MAIL TO:

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**LIMITED POWER OF ATTORNEY**

**U.S. Bank National Association** ("U.S. Bank"), a national banking association organized and existing under the laws of the United States of America, 1 Federal St., Corporate Trust, 3<sup>rd</sup> Floor, Boston, MA 02110, hereby constitutes and appoints Wells Fargo Bank, N.A., successor by merger to Wells Fargo Home Mortgage, Inc. and in its name, aforesaid Attorney-In-Fact, by and through any officer appointed by the Board of Directors of Wells Fargo Bank, NA, to execute and acknowledge in writing or by facsimile stamp all documents customarily and reasonably necessary and appropriate for the tasks described in the items (1) through (4) below; provided however, that the documents described below may only be executed and delivered by such Attorneys-In-Fact if such documents are required or permitted under the terms of the related servicing agreements and no power is granted hereunder to take any action that would be adverse to the interests of the Trustee of the Holder. This Power of Attorney is being issued in connection with Wells Fargo Bank, N.A., successor by merger to Wells Fargo Home Mortgage, Inc.'s, responsibilities to service certain mortgage loans (the "Loans") held by U.S. Bank in its capacity as Trustee. These Loans are comprised of Mortgages, Deeds of Trust, Deeds to Secure Debt and other forms of Security instruments (collectively the "Security Instruments") and the Notes secured thereby.

1. Demand, sure for, recover, collect and receive each and every sum of money, debt, account and interest (which now is, or hereafter shall become due and payable) belonging to or claimed by U.S. Bank National Association, and to use or take any lawful means for recovery by legal process or otherwise.
2. Transact business of any kind regarding the Loans, and obtain an interest therein and/or building thereon, as U.S. Bank National Association's act and deed, to contact for, purchase, receive and take possession and evidence of title in and to the property and/or to secure payment of a promissory note or performance of any obligation or agreement.

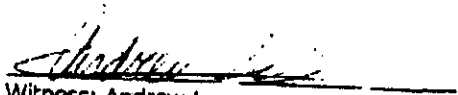
R07-1568 / F06-MH

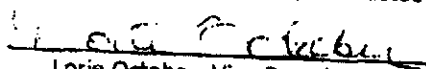
# EXHIBIT B (CONT'D)

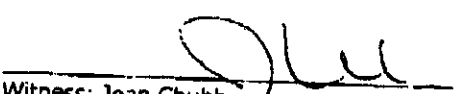
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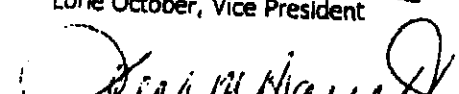
3. Execute bonds, notes, mortgages, deeds of trust and other contracts, agreements and instruments regarding the Borrowers and/or the Property, including but not limited to the execution of releases, satisfactions, assignments, and other instruments pertaining to mortgages or deeds of trust, and execution of deeds and associated instruments, if any, conveying the Property, in the interest of U.S. Bank National Association.
4. Endorse on behalf of the undersigned all checks, drafts and/or other negotiable instruments made payable to the undersigned.


Witness my hand and seal this 4<sup>th</sup> day of October, 2007.

  
Witness: Andrew Lee

U.S. Bank National Association, as Trustee  
By:   
Lorie October, Vice President

  
Witness: Joan Chubb

By:   
Leah M. Barrett, Vice President

  
Attest: Paul J. Gobin, Account Administrator

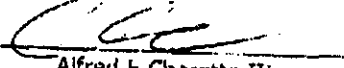
## FOR CORPORATE ACKNOWLEDGMENT

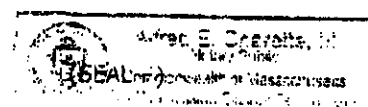
State of Massachusetts

County of Suffolk

On this 4<sup>th</sup> day of October, 2007, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Lorie October and Leah M. Barrett personally known to me (or proved to me on the basis of satisfactory evidence) to be the persons who executed the within instrument as Vice President and Vice President, respectively of U.S. Bank National Association, and known to me to be the person who executed the within instrument on behalf of the corporation therein named, and acknowledge to me that such corporation executed the within instrument pursuant to its by-laws or a resolution of its Board of Directors.

WITNESS my hand and official seal.

Signature:   
Alfred E. Charette III  
My commission expires: 2/18/2011



2007 OCT 10 PM 1:10